

**United States Bankruptcy Court
Central District of California
Santa Ana
Judge Theodor Albert, Presiding
Courtroom 5B Calendar**

Tuesday, November 2, 2021

Hearing Room

5B

10:30 AM

8:00-000000

Chapter

#0.00 Hearings on this calendar will be conducted using ZoomGov video and audio.

For information about appearing in person (or a hybrid hearing) please visit <https://www.cacb.uscourts.gov/judges/honorable-theodor-c-albert>.

Parties in interest and members of the public may connect to the video and audio feeds, free of charge, using the connection information provided below.

Individuals may participate by ZoomGov video and audio using a personal computer (equipped with camera, microphone and speaker), or a handheld mobile device (such as an iPhone or Android phone). Individuals may opt to participate by audio only using a telephone (standard telephone charges may apply).

Neither a Zoom nor a ZoomGov account is necessary to participate and no pre-registration is required. The audio portion of each hearing will be recorded electronically by the Court and constitutes its official record.

Video/audio web address:

<https://cacb.zoomgov.com/j/1607333456>

ZoomGov meeting number: 160 733 3456

Password: 208503

Telephone conference lines: 1 (669) 254 5252 or 1 (646) 828
7666

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CONT...

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For more information on appearing before Judge Albert by ZoomGov, please see the "Notice of Video and Telephonic Appearance Procedures for Judge Theodor C. Albert's Cases" on the Court's website at: <https://www.cacb.uscourts.gov/judges/honorable-theodor-c-albert> under the "Telephonic Instructions" section.

To assist in creating a proper record and for the efficiency of these proceedings, please:

- Connect early so that you have time to check in.
- Change your Zoom name to include your calendar number, first initial and last name, and client name (*ex. 5, R. Smith, ABC Corp.*) if appearing by video. This can be done by clicking on "More" and "Rename" from the Participants list or by clicking on the three dots on your video tile.
- Mute your audio to minimize background noise unless and until it is your turn to speak. Consider turning your video off until it is your turn to appear.
- Say your name every time you speak.
- Disconnect from the meeting by clicking "Leave" when you have completed your appearance(s).

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CONT...

Chapter

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
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8:21-12085 Jesus Orozco

Chapter 7

#1.00 Motion for relief from the automatic stay UNLAWFUL DETAINER

**GIL P. CARRILLO
Vs.
DEBTOR**

Docket 19

Tentative Ruling:

Tentative for 11/2/21:

The opposition makes little or no sense on any level. Carrillo appears to be the owner of the property under the trustee's deed attached as an exhibit. Even were that not the case, this is a Chapter 7 and there is no cognizable bankruptcy purpose to be served by continuing the stay. Third, any form of lease was terminated by the initiation pre-petition of the unlawful detainer action. See *In re Smith*, 105 B.R. 50 (C.D. 1989).

Grant. Appearance: optional

Party Information

Debtor(s):

Jesus Orozco

Pro Se

Movant(s):

Gil P. Carrillo

Represented By
Misty A Perry Isaacson

Trustee(s):

Jeffrey I Golden (TR)

Pro Se

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8:21-12085 Jesus Orozco

Chapter 7

#2.00 Motion for relief from automatic stay ACTION IN NON-BANKRUPTCY FORUM

GIL P. CARRILLO

Vs

DEBTOR

Docket 16

Tentative Ruling:

Tentative for 11/2/21:

See #1. Grant. Appearance: optional

Party Information

Debtor(s):

Jesus Orozco

Pro Se

Movant(s):

Gil P. Carrillo

Represented By

Misty A Perry Isaacson

Trustee(s):

Jeffrey I Golden (TR)

Pro Se

**United States Bankruptcy Court
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8:19-10586 Juan Chavez and Sofia Padilla De Chavez

Chapter 13

#3.00 Motion for relief from the automatic stay REAL PROPERTY

**DEUTSCHE BANK NATIONAL TRUST COMPANY
Vs
DEBTORS**

Docket 50

Tentative Ruling:

Tentative for 11/2/21:

What is the status of the sale recently authorized? Depending on answer, it may be appropriate to continue or lift stay on a date about 45 days hence.

Appearance: required

Party Information

Debtor(s):

Juan Chavez

Represented By
Andrew Moher

Joint Debtor(s):

Sofia Padilla De Chavez

Represented By
Andrew Moher

Movant(s):

Deutsche Bank National Trust

Represented By
Sean C Ferry

Trustee(s):

Amrane (SA) Cohen (TR)

Pro Se

**United States Bankruptcy Court
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10:30 AM

8:19-12140 Rhonda Lynn Brown-Palacios

Chapter 13

#4.00 Motion for relief from the automatic stay REAL PROPERTY

**SCHOOLSFIRST FEDERAL CREDIT UNION
Vs
DEBTOR**

Docket 53

Tentative Ruling:

Tentative for 11/2/21:
Grant unless current as of hearing.

Appearance: required

Party Information

Debtor(s):

Rhonda Lynn Brown-Palacios

Represented By
Nicholas J Cochran

Movant(s):

SchoolsFirst Federal Credit Union

Represented By
Kristin A Zilberstein
Erica T Loftis Pacheco

Trustee(s):

Amrane (SA) Cohen (TR)

Pro Se

**United States Bankruptcy Court
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5B

10:30 AM

8:20-10008 Kennedy Clement Anyama

Chapter 13

#5.00 Motion for relief from the automatic stay REAL PROPERTY

**WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST,
NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE
ACQUISITION TRUST
Vs
DEBTOR**

Docket 60

***** VACATED *** REASON: OFF CALENDAR - NOTICE OF
VOLUNTARY DISMISSAL OF A CONTESTED MATTER FILED 10-29-21**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Kennedy Clement Anyama

Represented By
Onyinye N Anyama

Movant(s):

Wilmington Savings Fund Society,

Represented By
Sean C Ferry

Trustee(s):

Amrane (SA) Cohen (TR)

Pro Se

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8:21-11775 Fullerton Pacific Interiors, Inc.

Chapter 11

#6.00 Motion for relief from automatic stay ACTION IN NON-BANKRUPTCY FORUM

**A&R CORPORATION, INC.
Vs.
DEBTOR**

Docket 63

***** VACATED *** REASON: OFF CALENDAR - DUPLICATE TO
MATTER #7**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Fullerton Pacific Interiors, Inc.

Represented By
Donald W Reid

Movant(s):

A&R Corporation, Inc.

Represented By
Kirsten A Worley

Trustee(s):

Mark M Sharf (TR)

Pro Se

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8:21-11775 Fullerton Pacific Interiors, Inc.

Chapter 11

#7.00 Motion for relief from automatic stay ACTION IN NON-BANKRUPTCY FORUM

**A&R CORPORATION, INC.
Vs.
DEBTOR**

Docket 64

Tentative Ruling:

Tentative for 11/2/21:

Grant, but no levy of execution absent further order.

Appearance: optional

Party Information

Debtor(s):

Fullerton Pacific Interiors, Inc.

Represented By
Donald W Reid

Movant(s):

A&R Corporation, Inc.

Represented By
Kirsten A Worley

Trustee(s):

Mark M Sharf (TR)

Pro Se